

**424 Portsmouth
Lower Township, NJ 08204**

Asking \$999,000.00



COMMENTS

SPECTACULAR VIEWS & PRIVACY - So much potential inside and outside this special waterfront property..... A rare opportunity to acquire waterfront real estate in one of Lower Township's most desirable neighborhoods, Tranquility! Only 2.7 miles to the Cape May beach. Situated on an oversized (more than double size) lot with natural privacy on the sides and rear, you'll find a large 2,890 sq. ft. (based on tax records) home overlooking the Cape May Canal and natural surroundings. The home has a covered front porch where one door leads to the entry foyer and a second door leads to the bonus room (with tons of potential) The first floor features a front living room with cathedral ceiling and wood burning fireplace, a family room open to the eat-in kitchen, a dining room, a 3 season room, a deck, a bedroom, a 2nd bedroom/bonus room and a laundry/utility room The second level boasts two nice sized bedrooms and a hall full bath, plus the primary suite. The primary suite includes a walk-in closet, and an additional large closet, room for a sitting area, ensuite bathroom, and private second floor deck with breathtaking views of the natural surroundings, the canal and boats passing by. The grounds of this one-of-a-kind property give ample space for enjoying the outdoors. All that is left is to make it your own Every room, with the exception of the living room, has views of the Cape May Canal and the natural surroundings..... Additional features include 9 ceiling fans, an outside shower, 1st floor deck, 2nd floor balcony and a large 2 car garage. Solar system is a PPA (Power Purchase Agreement) solar agreement/details are available. Shed is included AS/IS.

PROPERTY DETAILS

Exterior Vinyl	OutsideFeatures Deck Porch Sidewalks Outside Shower See Remarks Sprinkler System	ParkingGarage Garage 2 Car Attached Auto Door Opener	OtherRooms Living Room Dining Room Den/TV Room Recreation/Family Eat-In-Kitchen Breakfast Nook Laundry/Utility Room Florida Room See Remarks 1st Floor Primary Bedroom
InteriorFeatures Cathedral Ceilings Wood Flooring	AppliancesIncluded Range Microwave Oven	AlsoIncluded Window Treatments	Basement Crawl Space

Berger Realty

• Since 1928 •



Berger Realty, Inc.
55th & Haven Avenue
Ocean City, NJ 08226
609-399-0040

✉ info@bergerrealty.com



Walk in Closet
Wall to Wall Carpet
Fireplace- Wood
Tile Flooring
Vinyl Flooring

Refrigerator
Washer
Dryer
Dishwasher

Heating
Gas Natural
Forced Air

Cooling
Central Air Condition
Electric
Ceiling Fan
Multi Zoned

HotWater
Gas- Natural

Water
City
Public

Sewer
City
Public



Ask for Brent Kolmer
Berger Realty Inc
109 E 55th St., Ocean City
Call: 609-399-4211
Email to: bak@bergerrealty.com

